

Brailsford & Ednaston Parish Council

Notes of Neighbourhood Plan (NP) Action Group Meeting 5 April 2016 held at The Yew Tree, Ednaston

Present: H Stevenson (Chair) (HS), E Tarling (ET), S. Thompson (ST), L. Thompson(LT), D. Minshall (DM), J Pugsley (JP), M. Cannon (MC), M.Moorcroft (MM), P.Laughlin (PL)

In Attendance : K. Cragg (KC), K. Doble (KD) (ActionTeam Brailsford)

Apologies: S. Cowdery (SC), S&G Wilmot (S&GW)

All members of the Action Group set up at the meeting of 21.3 had been contacted.

1. **Feedback from Meeting Action Team Brailsford (ATB)**

- An information leaflet had been distributed to every house in Brailsford
- A Facebook and Twitter account has been established
- Placards funded by the Group will be placed at each end of the Village on private land
- Group plans to meet regularly – next meeting 7.4.16
- Members of the Group would be present throughout the Richborough Estates consultation at the Village Inst on 8.4.16.
- Confirmed in response to a query that Frank Kurpios is a member of the full NP development group but had not attended any planning meetings.

2. **Progress with Neighbourhood Plan**

- First draft circulated. This has been compiled from some individual contributions from members of the Group.
- Reaffirmed that the purpose of the Plan is to manage development locally. However to be approved the NP has to be seen to align with the Local Plan (in this case the draft Derbyshire Dales Local Plan) . Hence the references to policy included in the document.
- The Plan, which is for the Parish as a whole, has to be approved by Derbyshire Dales District Council and then submitted to a Planning Inspector for review before a Parish referendum is held (organised by the District Council).
- The agreed timeline was for approval by the District Council to be completed by the end of June 2016 with the submission made to them by end May 2016. HS had received information from a planning specialist to confirm that the NP did not have to be available to coincide with the consultation period on the draft Local Plan.
- Next steps would be for the draft Plan to be circulated formally to the Action Group for review and comments before a wider circulation to the full NP Group and

publication on the village website etc. **Comments/feedback required by 12.4.16; review meeting 1900h 13.4.16 at the Village Inst.**

- There could be a wider circulation to the Parish as part of an ongoing consultation This would involve many copies, and a method for returning comments (SAEs?) and would be very costly.
- The draft Plan has been prepared for an Inspector. An Executive Summary would probably be more effective for wider distribution. KC would assist with the preparation of a draft.
- The following key issues were discussed and agreed by those present:
 - As set out in the Parish Survey, development should be based on a maximum of 50 additional houses (over and above the approved Miller Homes Luke Land scheme). Approximately 23 of these were already approved (15 at Main Road) and the remainder from infill including 4 at The Plain (although 3 at Corner Farm extension may have been approved before the Miller Home development).
 - Brownfield sites should remain a priority for development despite recent objections to the application for the Old Cheese factory (now withdrawn)
 - Objectives for local employment should be drafted and included.
 - A preferred site for the additional development must be selected/agreed by the residents.
 - Proposals for an extension to the cemetery would not be included in the Plan.
 - JP will review proposals relating to footpaths.
- The traffic and highways study report commissioned by the PC would be available in the next 2 weeks and would be used to draft the objectives for the Highways section. An interim report suggested that some practical measures were being proposed but that overall it was considered that, on the basis of data collected, the development set out in the draft Local Plan may not exceed local road capacity.
- Further research still needed to be done to underpin the Plan objectives and the objections to the draft Derbyshire Dales Local Plan about to start its consultation period. Volunteers had been found for further research on sites rejected by Derbyshire Dales in surrounding villages (SHLAA) and on Landscape sensitivity and alignment with existing policies and Local Plan aspirations (MC, DM, HS, S&GW and PL). Volunteers still required for other aspects recorded at the earlier meeting.
- Agreed that the legal requirement to meet developers/landowners had been met by the PC who had given a hearing to all those with an interest in land development locally.

3. **Approval of NP/Draft Local Plan Consultation**

- In order to ensure that the necessary negotiations on the NP with Derbyshire Dales District Council go smoothly and that there is a strong evidence base for objections to the draft Local Plan which will be accepted by a Planning Inspector, the PC had

decided that professional planning advice and support was needed. This had been endorsed at the last full NP meeting.

- A brief had been prepared and an exploratory exercise conducted with possible candidates. HS reported that a number of candidates were unwilling to work with a PC as they mainly support developers and landowners. One very good candidate had been identified; this individual is already working with a PC on an NP and has an extensive background in the sector. A fee of £8000 plus VAT had been identified for the work proposed. Those present agreed that this support was essential and that the work should be commissioned.
- KC reported that ATB had another candidate in mind. HS would provide a copy of the brief to KC.
- The PC does not currently have sufficient funding to support this work. While some limited funding could be made available, PC funds (which are very small) were largely allocated to normal business, and this type of expenditure may not be eligible. This would be checked but even if a contribution could be made, the major part of the fee would have to be raised from elsewhere. The go-ahead for the work could therefore not be given until a reasonable sum was available, although speed was clearly essential.

4. **Funds and Fund Raising**

- The PC had launched the Just Giving site for campaign funds through its website: brailsfordandednastonpc.org.uk but to date uptake was very small. SC (who had experience of raising campaign funding in another village) had suggested that each household was contacted with the detail of the purpose and need, how the fund would be managed, and a minimum contribution sum suggested.
- KC, KD and MC (members of ATB) felt that this was a role which ATB should play and undertook to get support at the next ATB meeting. The plan would be a minimum target of £10k; a door-to-door campaign launched; and the Just Giving site publicised. KC believed that, on the basis of local interest from outside Brailsford, the campaign should be extended across the Parish.
- PL would check if the Parish Council could receive donations by cheque.
- KC also agreed to launch a 'bucket' fund at the Village Store to encourage those 'passing through' to donate.

5. **Any Other Business**

- MC raised again the lack of infrastructure for water supply and sewage management in the village. PL referred to the letter sent to the PC which indicated that Severn Trent did not expect to have a problem with the level of development proposed by the draft Local Plan. She asked that MC provide contacts for those experiencing problems (such as the Golf Course) so that the PC could submit a more detailed request to ST.

- DM reported that she had been told that the Headteacher had written to parents asking for confirmation that there could be parking on frontages when the new school is opened. PL suggested that a copy of the letter is obtained for the PC so that this can be taken up with DCC.

6. **Dates for Next Meetings**

- Wed 13 April 2016, 1900 at the Village Inst – NP draft review
- Monday 18 or Wed 20 April – progress meeting (Tbc)

Note: the Derbyshire Dales formal consultation meeting will be held on Tuesday 19 April 2016, 1900h at the Elim Pentecostal C hurch in Ashbourne.